

63-108

## DEED OF DISTRIBUTION BY PERSONAL REPRESENTATIVE

007970

**K**NOW ALL MEN BY THESE PRESENTS THAT I, HERBERT E. GINN of Scarborough, County of Cumberland and State of Maine, duly appointed and acting Personal Representative of the Estate of Mark H. Ginn, deceased as shown by the Probate Records of Cumberland County, Maine (Docket No. 91-1167), in accordance with the terms of the decedent's will, by the Power conferred by the Probate Court, and every other power, for consideration GRANT to TRACY GUIDI, SHIRLEY GINN, and JEAN GINN MARVIN, all having a mailing address of P.O. Box 940, Portland, Cumberland County, Maine 04104-0940, as Tenants in Common a seventy-five percent (75%) interest undivided in the real property in Waterville Kennebec County and State of Maine described as follows:

Beginning at the southeast corner of land now or formerly owned by L & A Tire Company; thence N 50° 31' W 132 feet, more or less, to an iron pin; thence S 39° 43' W 66 feet, more or less to an iron pin; thence in a southeasterly direction along the northerly bound of a parcel now owned by Glendon P. and Shirley M. McCarrison 66 feet, more or less, to the northeast corner of the land of said McCarrisons; thence N 39° 43' E 66 feet, more or less, along the westerly line of College Avenue at the point of beginning.

Also, another certain lot or parcel of land with the building thereon, situated in Waterville in the county of Kennebec and State of Maine, bounded and described as follows, to wit:

Beginning at a marker near the intersection of College Avenue and Hazelwood Avenue; thence N 50° 45' W 131.1 feet, more or less, to an iron pin; thence N 39° 43' E 66 feet, more or less, to an iron pin; thence in a southeasterly direction along the southerly bound of land formerly owned by the Administrator of Veterans Affairs to the southeast corner of said parcel formerly owned by the Administrator of Veterans Affairs; thence S 39° 43' E 66 feet, more or less along the Westerly line of College Avenue to the point of the beginning.

Also, a right of way over a strip of land fifty (50) feet wide and eight (8) rods long, to be used in common with other persons bounded and described as follows, viz;

Beginning on the westerly line of College Street, at the southeast corner of land above described; thence running westerly on the southerly line of said land eight (8) rods; thence southerly at right angles to said southerly line fifty (50) feet; thence easterly parallel to said southerly line eight (8) rods to the westerly line of College Street; thence northerly on the westerly line of College Street to point begun at.

Meaning and intending to convey and hereby conveying a seventy-five percent (75%) interest in the same premises conveyed to Mark H. Ginn by deed of R & R Leasing Corporation dated August 31, 1978 and recorded in said Registry in Book 2146 Page 38. Reference is further made to a deed of Herbert E. Ginn and Adah P. Ginn Co-Personal Representatives of the Estate of Mark H. Ginn dated August 11, 1992 and recorded in said Registry in Book 4215 Page 297.

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IN WITNESS WHEREOF, the said **HERBERT E. GINN**, Personal Representative for the Estate of Mark H. Ginn has set his hand and seal this 15<sup>th</sup> day of March, 1999.

*[Signature]*  
Witness

*Herbert E. Ginn*  
**HERBERT E. GINN**  
Personal Representative for the  
Estate of Mark H. Ginn

STATE OF MAINE  
CUMBERLAND, ss.

Then personally appeared the above-named **HERBERT E. GINN** in his said capacity and acknowledged the foregoing instrument to be his free act and deed.

Before me

*Charles R. Beane*  
Notary Public/Attorney at Law

Charles R. Beane  
Printed Name

RECEIVED KENNEDY SS.

1999 MAR 23 AM 9:00

ATTEST: *Norma Ruth Mann*  
REGISTER OF DEEDS